



ACCESSORY BUILDINGS

Accessory buildings or uses are not allowed on a lot until construction of the principal building has commenced or primary use is established. Accessory buildings are required to meet the setback standards set forth in Table 4.7-1 of the Unified Development Ordinance.

Accessory structures must be located at least **thirty-six (36) inches** from the exterior walls of the principal structure, or they will be considered as additions and must conform to all applicable setbacks for principal structures.

Accessory Buildings (Lots less than 2 acres):

Accessory buildings are not allowed within the front yard of residential properties smaller than two (2) acres in size. They may be built in the required rear yard but may not occupy more than thirty percent (30%) of the rear yard and may not be closer than five (5) feet to any side or rear lot line.

Accessory Buildings (Lots greater than 2 acres):

Accessory buildings on lots greater than two (2) acres may be located in the front yard but not closer than seventy-five feet (75') from the front property line/street right-of-way.

Please contact the City's Planning Department at 704.920.4350 for questions or additional information on the specific standards related to Accessory Buildings.